



## NOTICE OF INTENT TO ADOPT A MITIGATED NEGATIVE DECLARATION

City of Oceanside, California

**SUBJECT:** Farmworker Housing Project - D22-00005 & CUP22-00005 located at 5780 Mission Road (APN: 157-150-63)

**LEAD AGENCY:** City of Oceanside, 300 N. Coast Highway, Oceanside, CA 92054

**NOTICE IS HEREBY GIVEN** that the City of Oceanside has prepared and intends to adopt a Mitigated Negative Declaration (MND) for the above-noted project, in accordance with Section 15072 of the California Environmental Quality Act (CEQA). The MND establishes that although the proposed project could have a significant effect on the environment, there will not be a significant effect in this case because required mitigation measures will address potential project effects. The City's decision to prepare a MND should not be construed as a recommendation of either approval or denial of this project.

The Initial Study (IS) prepared for the proposed project can be reviewed on the City's website at: [www.ci.oceanside.ca.us/qov/dev/planning/ceqa/west\\_coast\\_tomato\\_growers.mnd.asp](http://www.ci.oceanside.ca.us/qov/dev/planning/ceqa/west_coast_tomato_growers.mnd.asp)

**PROJECT DESCRIPTION:** The proposed Project involves a request for the approval of a Development Plan (D22-00005) and a Conditional Use Permit (CUP22-00005) to construct four buildings, including dormitories, kitchen, dining hall, laundry facilities, storage and office space to accommodate up to 338 seasonal farm workers. The buildings would be one and two-story prefabricated modular units to be constructed on-site, totaling 29,597 square feet. The project site would also include visitor parking, a biofiltration basin, an outdoor dining area, a sports field and infrastructure improvements. The subject property is located at 5780 Mission Road (APN 157-150-63) within the Guajome Neighborhood Planning Area in the City of Oceanside, just east of the intersection of Melrose Drive and Highway 76. The project site would encompass four acres and is accessible via Singh Way. The site has been disturbed as a result of prior agricultural production and is located just east of the West Coast Tomato Growers Packing Facility.

**PUBLIC REVIEW PERIOD:** The public review period is from Monday, January 23, 2023 to Thursday, February 23, 2023.

**PROJECT MANAGER:** Shannon Vitale, Senior Planner; Phone: (760) 435-3927; E-mail: [svitale@oceansideca.org](mailto:svitale@oceansideca.org); Mailing address: City of Oceanside Planning Division, 300 N. Coast Highway, Oceanside, CA 92054.

**NOTICE IS FURTHER GIVEN** that the City invites members of the general public to review and comment on this environmental documentation. Written comments may be mailed or e-mailed to the project manager. Copies of the MND and supporting documents are also available for public review and inspection at the Planning Division located in City Hall at 300 N. Coast Hwy., Oceanside, CA 92054. The City's Planning Commission will conduct public hearings at future dates to be determined. You will receive a separate public notice for those hearings. If you challenge this project in court, you may be limited to raising only those issues you or someone else raised during the public review period on the proposed MND or at the future public hearings.

Shannon Vitale, Senior Planner

01/23/2023